

NOTICE OF A PUBLIC HEARING AND REGULAR MEETING OF THE VINEYARD REDEVELOPMENT AGENCY BOARD May 11, 2016 - 7:30PM

Public Notice is hereby given that the Vineyard Redevelopment Agency Board (RDA) will hold a Public Hearing and Regular Meeting on Wednesday, May 11, 2016, starting at approximately 7:30 p.m. or as soon thereafter as possible in the Vineyard Town Hall; 240 East Gammon Road, Vineyard, Utah.

The agenda will consist of the following:

Agenda

1. CONSENT AGENDA:

- a) Approval of minutes for the April 13, 2016 meeting
- b) Approval of minutes for the April 27, 2016 meeting

2. BUSINESS ITEMS:

2.1 DISCUSSION AND ACTION – Remediation Funding Request

Anderson Geneva LLC is requesting funds from the RDA for the environmental remediation of the property located on the northwest corner of Geneva Road and The Vineyard Connector. The RDA Board will take appropriate action. (This item was continued from the April 27, 2016 RDA Meeting and the May 4, 2016 RDA Work Session)

2.2 DISCUSSION AND ACTION – Lindon Heritage Trail

Lindon City is requesting funds from the RDA of \$500,000.00 to go towards completion of the Lindon Heritage Trail. The RDA Board will take appropriate action.

2.3 PUBLIC HEARING - Preliminary 2016-2017 Fiscal Year Budget

Finance Director Jacob McHargue will present preliminary 2016-2017 fiscal year budget information for consideration by the Board and receive direction regarding additions, deletions, or corrections to the proposed budget. The RDA Board will hear public comment regarding the preliminary budget. No action will be taken. The tentative budget will be presented for approval on May 25, 2016.

3. ITEMS REQUESTED FOR NEXT AGENDA

4. ADJOURNMENT

The Public is invited to participate in all Vineyard Redevelopment Agency meetings. In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify the Town Clerk at least 24 hours before the meeting by calling (801) 226-1929.

I the undersigned duly appointed Recorder for the Town of Vineyard, hereby certify that the foregoing notice and agenda was emailed to the Daily Herald, posted at the Vineyard Town Hall, the Vineyard Town website, the Utah Public Notice website, delivered electronically to Town staff and to each member of the Governing Body.

AGENDA NOTICING COMPLETED ON:	May 10, 2016 5:00 PM
CERTIFIED (NOTICED) BY: /s/ Pamela S P. SPENCER, TOWN CLERK/RECORDER	pencer



Vineyard RDA Development Incentive Application

assistance with backbone infrastructure improvements, environmental remediation, and other necessary projects associated with the Geneva URA project area. *Applicants are strongly encouraged to attach documentation which supports their proposal.*

1.	Applicant Organization: Anderson Geneva, LLC Address: 9537 South 700 East City/State/Zip: Sandy, Utah 84070 Contact Person: Gerald D. Anderson, Michael Hutchings, Stewart Pa Phone/Fax/Email: 801-558-3575 (Gerald) 801-580-2538 (Michael); 801-9 @and-dev.com (Gerald); mhutchings@and-dev.com (Michael); Stewart 6982/stewart@and-dev.com	90-4998 (fax); gerald
	Is the Applicant the Property Owner? XX Yes	
2.	Describe the type of project being proposed: ☐ Infrastructure	
	□ Other	
	Provide a summary description of the proposed project here and attach a deproposed work. Anderson Geneva, LLC (AG) is requesting the Vineyard Town RDA Board (Mart to locate a super store on the northwest corner of Geneva Road and Wal-Mart needs to obtain this 20 acre site in an environmentally clean coa 156,000 square foot super center (food and full retail). A portion of this significant environmental contamination involving hazardous waste, impagroundwater, subsurface concrete, debris, etc. which needs to be environ supervised by the Utah Department of Environmental Quality. The RDA Poontemplated a time when the remediation would be necessary. Now is	RDA) incentivize Wal- Vineyard Connector. Indition in order to build property contains acted materials, mentally remediated as
	Wal-Mart is also asking that the RDA pay to Anderson Geneva, LLC \$2.00/incentive to sell the Property to Wal-Mart at a discounted price of \$4.00/s is worth at least \$6.00/sq.ft). Anderson Geneva, LLC is willing to accept th totaling \$2.00 sq.ft (\$1,742,400) plus 7.5% interest over the life of the RDA property to Wal-Mart at the discounted price of \$4.00/sq.ft.	sq.ft (the 20 acre parcel ese incentive payments
	Contribution of the Applicant:	

An additional request is being made for the remediation of contaminated ground water in this area that affects the pending sale of this property to Walmart

Total estimated cost of ground water remediation \$20,000,000 Contribution of applicant \$5,000,000

Other sources of funding \$15,000,000-US Steel

Assistance requested from RDA (initial request) \$5,000,000
Total funding \$20,000,000

An additional request is being made for \$2.00/sq.ft for the cost of the

Ground to be paid as an incentive to Anderson Geneva, LLC.

Total estimated cost of the ground to be sold to Wal-Mart at \$6.00/sq.ft

Sales price payable by Wal-Mart for the 20 acres

Assistance requested from RDA (initial request)

\$5,227,200
\$3,484,800
\$1,742,400

An additional request is being made to fund the necessary infrastructure of roads to access this development on both the north and west sides of the property. This will require access points from Geneva Rd and Vineyard Connector. This will further require the associated utilities, specifically storm drain, sewer and culinary water.

Total estimated cost for this project:

\$1,400,000

An additional request is being made to remove the necessary concrete for this project to be built as well as remove the necessary concrete for the roads proposed in the previous request. This request anticipates removing concrete to a level 8 ft. below ground level.

Total estimated cost for this project:

\$2,500,000

- 4. Describe the ability of the site to be developed without assistance.

 The Property cannot be developed without RDA participation and incentives.
 - 5. Describe the reasonable justification for the need of public investment in this project. Environmental concerns were the main reason why the RDA was created in the first place. These costs are identified already in the RDA budget and plan that have been approved for this Geneva Urban Renewal Area. Newly enacted SB 151 became law and specifically provides that the town RDA board may utilize the 20% monies (formerly for affordable housing) is the board determines that the cost of remediation of the site will exceed 20% of the RDA budget. The RDA plan already contemplates between \$100-\$300 Million in RDA remediation costs on the Geneva property.
 - **6.** Describe the land area which will be benefitted from the proposed project and the impact to future development.
 - a. The initial benefit of the project will prepare a 20 acre parcel on the north-west corner of Geneva Rd and the Vineyard Connector. The remediation of this parcel will allow for the development of a Walmart Supercenter and 4 outparcel retail locations. The Wal-Mart property is projected to generate \$750,000 in annual sales tax for Vineyard and additional RDA tax increment over the life of the RDA until 2049).
 - b. The long term benefit of the project and completion of the CAMU will ultimately remediate and prepare for sale and development approximately 346 acres located north of the Vineyard Connector and west of Geneva Rd. this property will generate additional significant sales tax and RDA tax increment during the life of the RDA until 2049).

- 7. Describe the impact this project will have on new jobs, or the quality of existing jobs (number and average salary).
 - This area currently has no employment base. Based on calculations for a typical Walmart Supercenter the Wal-Mart will employ 350 people with an average wage of \$13.48/hour. Additionally, this 130 acre retail portion north of Vineyard Connector will generate approximately 2,300 jobs at an average of wage of \$13-\$15 per hour. The industrial portion involving 216 acres should generate approximately 5,000 jobs at an average wage of \$13-\$15 per hour.
- 8. Attach a chart which describes the proposed timeline of the project, including expected dates for start and completion.
 - See attached chart with proposed timelines, expected dates and tasks
- 9. Will the RDA own any of the infrastructure related to this project? If so, describe/elaborate. It is not anticipated that the RDA nor the town will own the CAMU, the groundwater, etc.
- 10. How much taxable value will your project add to the tax rolls? (Indicate whether your estimate is above the existing taxable value or total including the existing value. Also, provide supporting detail for how the estimate was derived.)
 - The taxable property value in the 130 acres of retail is currently valued at \$383,328. The projected value of the remediated property at full buildout is estimated to be \$217,451,520. This project should generate property taxes of \$2,730,756 annually and retail sales tax of \$3,397,680 annually. These calculations were made using numbers provided by Zion's Public Finance Inc. from a report compiled in January 2016. They were further confirmed by Suzy Becker of Zion's Public Finance.

We further estimate that as part of this project, an additional net 216 acres of industrial land will be environmentally remediated for development. This property is projected to be valued at \$522,740,304 at total buildout and will generate \$6,564,573 in annual property taxes. The source of these calculations is the current value of improved land occupied by industrial properties in the Eastlake Industrial Park

Respectfully submitted on this _____ day of May 2016

Anderson Geneva, LLC (Applicant)

By: ______ Gerald Anderson, Manager

UPDATED CAMU analysis Apr. 2016

	CH2MHill estimate	AG estimate
Site prep	\$10.2	\$6-8
CAMU	\$22.2	\$22.2
SWMU's to CAMU	\$25.2	\$26.5
SWMU's outside	\$1.0	\$1.0
Intermediate grading	\$2.9	\$2.9
Outside grading	\$19.4	\$10.0
0 & M	\$4.6	\$4.6
Land value	\$7.0	\$7.0
Total	\$92.5	\$82.2

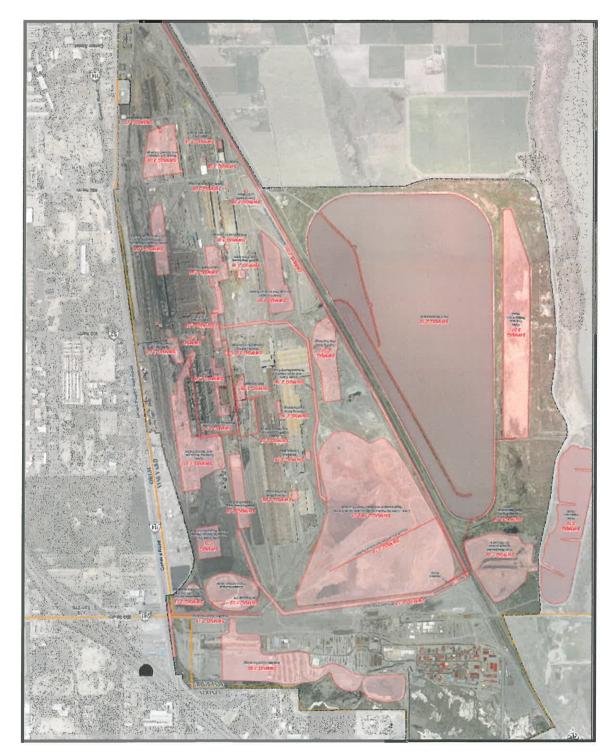
CAMU Construction and Usage Timeline

Activity	Duration	Begin date	End date
Material excavation, segregation and sampling tests by Harsco	Field work – 6 weeks; Lab analysis – 6 weeks; Data review – 4 weeks	Dec. 1, 2015	Apr. 15, 2016
Finalize RFP and draft contact between USS and Contractors	7 months	Oct. 1, 2015	May 1, 2016
Finalize agreement between USS and AGDI	9 weeks	May 1, 2016	July 5, 2016
Send RFP to bidders	After materials testing and evaluation	0	Aug. 15, 2016
Bids back from bidders	60 days after RFP	Aug 15, 2016	Oct 15, 2016
Contractor selection USS and AGDI	30 days after bids returned	Oct 15, 2016	Nov 15, 2016
Contractor facilities, material evaluation and Final Design by contractor – begin some site prep	6 months	Nov 15, 2016	May 15, 2017
Involve UDEQ in design process and permit modification process	Ongoing during CAMU design by contractor	Nov. 1, 2016	Apr. 1, 2017
Public information period by USS/AGDI	60 days	Apr. 1, 2017	Oct. 1, 2017
Submit Final Design to UDEQ for approval	45 days	Apr. 1, 2017	Oct. 1, 2017
UDEQ public comment period after approval	45 days + 15 days for publication	Jun. 1, 2017	Aug. 1, 2017
CAMU Construction	12 months	Aug. 1, 2017	Aug. 1, 2018
Stabilize tar and re-locate Coke/benzene material inside CAMU; cap CAMU	6 months	Aug. 1, 2018	Feb. 1, 2019
Re-locate impacted material adjacent to CAMU and groom debris piles	3 months	Feb. 1, 2019	May. 1, 2019
Initiate operation and maintenance of CAMU leachate collection system	30 years ÷	May. 1, 2019	



Presentation to Vineyard RDA Committee

May 4, 2016











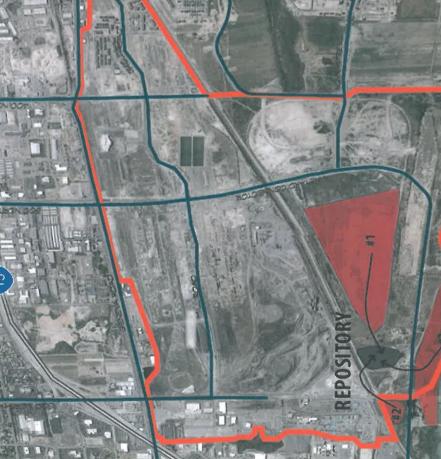


Remediated Property





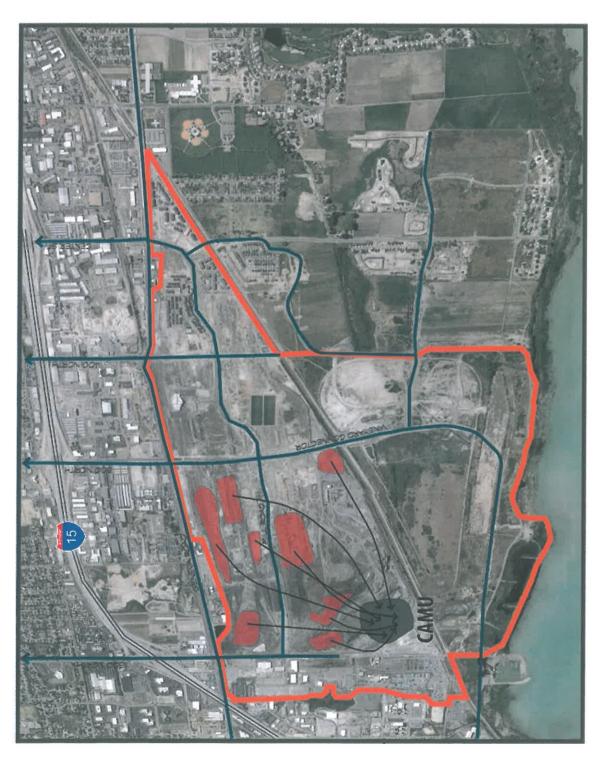




@geneva



Westside Repository









Ground Water Remediation





Grading of CAMU and Concrete Removal

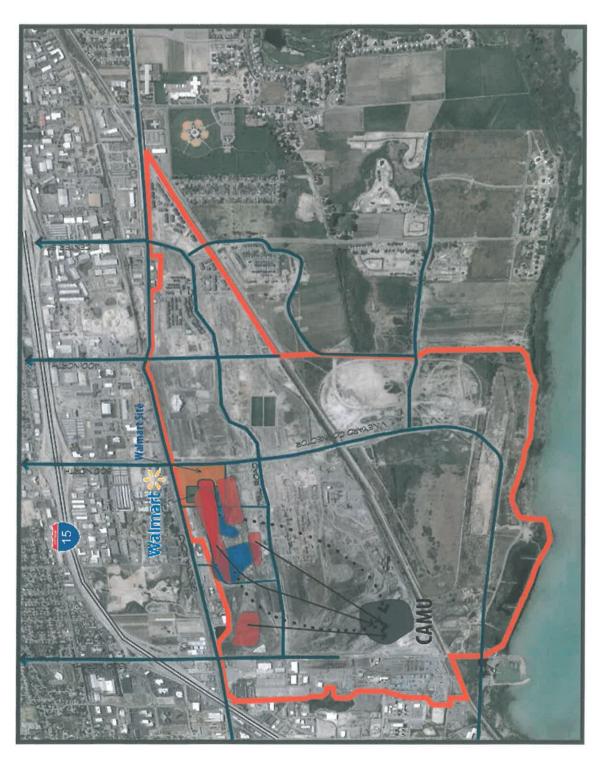










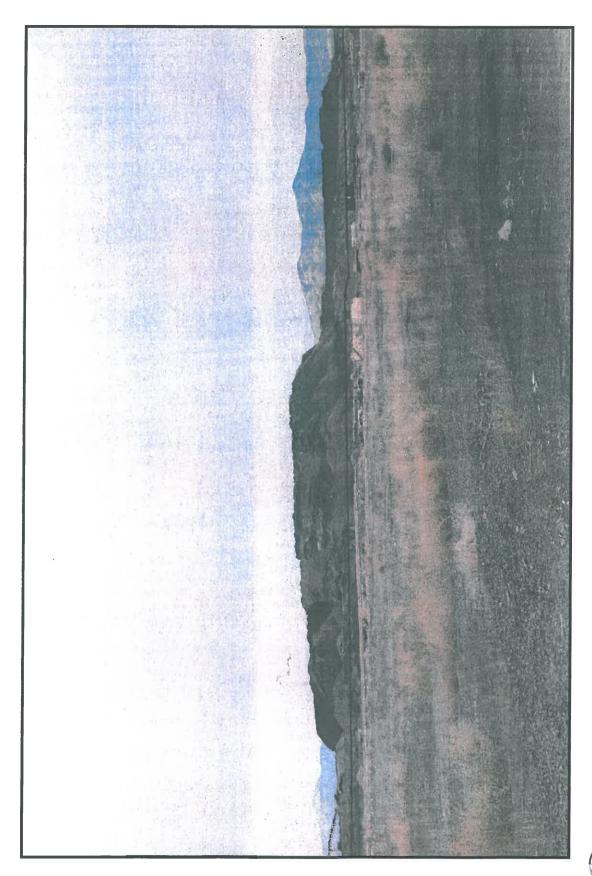








Before Remediation









After Remediation



Project Cost/Request

		Total	RDA
Project	:	Cost (\$)	Request (\$)
CAMU	\$	82,200,000	\$ 19,200,000
Ground Water	\$	20,000,000	\$ 2,000,000
Land Buy Down	\$	5,227,200	\$ 1,742,400
Total	-	107,427,200	\$ 25,942,400



Vineyard City Benefit

Job Creation			
130 Acres Retail		2,300	Estimated jobs created (\$13 - \$15 per hour)
216 Acres Industrial		2,000	Estimated jobs created (\$13 - \$15 per hour)
Property/Sales Tax Increase			
130 Acres Retail Value	\$	217,451,520	
Property Tax (annual)	\$	2,730,756	
Sales Tax (annual)	\$	3,397,680	
216 Acres Industrial Value Property Tax (annual)	⋄ ⋄	522,740,304 6,564,573	





Presentation to Vineyard RDA Committee

May 4, 2016

Lindon City 100 North State Street Lindon, UT 84042-1808



TEL 801-785-5043 FAX 801-785-4510 www.lindoncity.org

May 3, 2016

Re: Lindon Heritage Trail funding request

Vineyard RDA Board of Directors,

I write this letter to request that Vineyard RDA consider funding \$500,000 towards completion of the Lindon Heritage Trail. For many years Lindon City has been working to complete the Lindon Heritage Trail connection between Utah Lake and the Timpanogos foothills. The last section of trail is between Utah Lake and Pioneer Lane (west of the Lakeside Power Plant) and is almost entirely within the city limits of Vineyard. In fact, almost all of the 4,500 feet of the trail along our common border trail between Geneva Road and Utah Lake is technically within the boundaries of Vineyard. Lindon City has previously secured nearly seven million dollars in funding for the six mile long trail. We have made great efforts to complete the project and now ask for Vineyard RDA's financial assistance to complete the last phase of the project.

Lindon obtained transportation funding through MAG to complete the last segment of the trail. The project is being administered by UDOT as it is funded in part by federal transportation money with additional funding by Lindon City. In May of 2014 we were informed that a clerical error between MAG and UDOT resulted in the project having less money than was originally approved for the final phase of the trail. UDOT and MAG indicated that they may be able to utilize a contingency fund to help offset some of the loss of funds caused by the error. However, the project is still hundreds of thousands short of estimated needs for construction and right-of-way purchase.

In addition, Lindon has experienced additional costs and delays as it has worked for over five years with PacifiCorp to secure an easement through their power plant property necessary to construct the trail along the Lindon Hollow Ditch. It appears that PacifiCorp is ready to sign the documents and finalize the easement agreements. We have a final draft that is now being circulated for signatures.

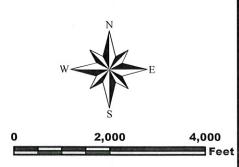
Our remaining estimated costs for construction and a small amount of right-of-way purchase is about \$800,000. MAG has indicated that it may be able to contribute between \$200,000 to \$300,000 of additional contingency funds if we are able to find other funding sources to make up the difference. Therefore, we are asking for Vineyard RDA to assist with a contribution of \$500,000.

The trail is incorporated into Vineyard's master plan for trails and shown along the north boundary of the attached copy of your trails plan. We believe completion of the trail will further recreational and transportation needs in both communities. If you have questions please contact our City Administrator, Adam Cowie, at 801-785-5043. Thank you for your consideration.

Sincerely,

Lindon City Mayor





EXISTING AND FUTURE TRAILS

LEGEND

TRAILS

── DEDICATED EXISTING

DEDICATED FUTURE

ON STREET EXISTING

ON STREET FUTURE

TRAIL ACCESS

- MASTER PLANNED ROADS



TOWN OF VINEYARD



26 NOV 08

J-U-B ENGINEERS, Inc. ENGINEERS + SURVEYORS + PLANNERS



March 3, 2015

Ms. Angeline Skinner PacifiCorp 1407 West North Temple, Suite 210 Salt Lake City, Utah 84116

RE: Lakeside Power Plant Phase 2 Conditional Use and Site Plan Approvals Case Numbers CU-09-02 and DR-09-02

Ms. Skinner:

This is to inform you that the Town of Vineyard approves and accepts the grant of an easement to Lindon City for the Heritage Trail, as set forth in PacifiCorp's current agreement with Lindon City, in satisfaction of PacifiCorp's obligations to Vineyard in connection with the Trail, including its obligations under the Conditional Use and Site Plan Approvals for Lakeside Power Plant Phase 2.

Sincerely

Nathan Crane Town Planner

Town of Vineyard Budgeting Worksheet 10 General Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Revenue:								
14XES 3110 PROPERTY TAXES 3130 MOTOD VIEHICI E	600,818	810,050	1,116,482	1,080,000	00	1,309,300	1,309,300	
3120 MOLE TAXES	311,683	181,778	165,810	150,000	000	285,000	285,000	
STSO FRANCHISE TAX Total Taxes	1,109,225	1,216,200	1,517,569	1,430,000	0	1,900,300	1,900,300	
Licenses and permits 3210 BUSINESS LICENSES AND PERMITS 3221 BUILDING PERMITS	7,080 571,534	6,260	8,886 525,670	7,500	00	10,000 500,000	10,000	
Total Licenses and permits	578,614	681,826	534,556	357,500	0	510,000	510,000	
Intergovernmental revenue 3366 CLASS "C" ROAD FUND ALLOTMENT 3368 STATE LIQUOR FUND ALLOTMENT	18,606 0	19,582	16,910	23,000	0	25,000	25,000 0	
Total Intergovernmental revenue	18,606	19,582	16,910	23,000	0	25,000	25,000	
Charges for services 3410 DEVELOPMENT FEES	223,512	245,269	286,642	200,000	00	250,000	250,000	
3510 SANITATION FEES 3520 INSPECTION FEES	25,833 78	43,694 177,044	143,080	200,000		150,000	150,000	
Total Charges for services	249,523	466,007	498,241	466,000	0	516,300	516,300	
Fines and forfeitures 3710 LAW ENFORCEMENT FINES & FEES Total Fines and forfeitures	932	7,018	8,890	5,500	00	10,000	10,000	
Intersect								
3660 INTEREST EARNINGS Total Interest	12,475	18,941	22,940	15,000	0 0	20,000	20,000	
Miscellaneous revenue			C U	000	c	000	000 %	
3620 RENTS AND CONCESSIONS 3640 HISTORY BOOK	0,1,1	060,1 30	210 210	000°5	00	0000	00,5	
3681 DONATIONS FROM PRIVATE SOURCES	0 7 613	2,825	3,000	3,000	00	3,000 0	3,000 0	
Total Miscellaneous revenue	8,763	5,093	3,878	6,000	0	9'000	6,000	
Contributions and transfers 3695 FXCESS REG FIIND CLASS C	0	0	0	0	0	0	0	
3699 EXCESS BEG. FUND APPROPRIATION	00	00	00	00	0 0	00	00	
3825 I KANSPER FROM RDA Total Contributions and transfers	0	0	0	0	0	0	0	
Total Revenue:	1,978,138	2,414,667	2,602,984	2,303,000	0	2,987,600	2,987,600	
Expenditures: General government Administrative 4311 Admin SALARIES AND WAGES	173,675	272,415	285,136	409,500	0	356,300	356,300	

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Town of Vineyard Budgeting Worksheet 10 General Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

Worksheet Notes																																								
Revised Budget	95,400	12,100	1,300	13,500	48,500	22,700	66,800	009'99	0	13,200	6,400	0	43,500	761 600	200,107	C		275,000		2,600	15,000	8,000	0	305,600	24.000	5,000	30,000	29,000	000	171 700	2.600	2,000	4,300	4,000	1,500	70,000	582,300	1,708,500		298,000
Original Budget	95,400	12,100	1,500	13,100	48,500	22,700	66,800	009'99	0	13,200	6,400	0	43,500	784 800	000,107	c	o c	275,000	0	7,600	15,000	8,000	0	305,600	24,000	5 000	30,000	29,000	000	328,200	2.600	2,000	4,300	4,000	1,500	70,000	582,300	1,708,500		298,000
2017 Actual	0	0 (> C	o c	0	0	0	0	0	0	0	0	0 0			c	o c	0	0	0	0	0	0	0	c	o C	0	0	•	-	0 0	0	0	0	0	0	0	0		0
2016 Budget	111,000	7,000	1,500	12,000	33.500	17,000	32,000	90,330	0	16,000	4,000	2,000	19,500	765 830	00,007	c	2000	275,000	0	7,600	15,000	5,000	0	352,600	23.970	5,000	52,000	80,970	000	000,00	o c	0	0	0	0	0	76,000	1,275,400		112,000
2016 Actual	66,216	6,821	X X X X X X X X X X X X X X X X X X X	3,363 12,661	1.835	15,467	27,359	85,554	0	11,888	3,121	1,638	19,876	E44 024	044,031	c	33 633	272,709	0	7,600	12,240	4,800	0	330,982	20.240	2,751	51,055	75,046		/nc'69	o c	0	0	0	0	0	69,507	1,019,566		77,851
2015 Actual	49,714	5,939	2,111	9,094	5.417	11,355	26,082	56,457	0	6,355	3,720	393	14,855	0.0007	400,070	c	04 970	285,775	0	7,600	14,400	3,656	0	342,803	2 390	242	24.7	2,632		86,990	o c	o c	0	0	0	0	86,990	901,303		49,553
2014 Actual	27,864	5,263	1,085	4,900	21,510	14.444	24,252	10,590	6,314	3,004	2,677	1,482	12,088	00000	320,403	7 200	007,1	230,331	0	7.600	12,000	1,751	0	280,685	780	0	9 058	10,537		33,000	> C	0 0	0	0	C	0	33,000	644,625		11,857
	4313 Admin EMPLOYEE BENEFITS	4321 Admin BOOKS/SUBSCRIPTIONS/MEMBERSHP	4322 Admin PUBLIC NOTICES	4323 Admin IRAVEL	4324 Admin Office Sofficies And Extendit 4325 Admin FOLIPMENT-SUPPLIES & MAINT	4326 Admin INFORMATION SYSTEMS	4327 Admin UTILITIES	4328.0 Admin ADMINISTRATIVE COSTS	4331 Admin PROF & TECHNICAL SERVICES	4333 Admin EDUCATION & TRAINING	4342 Admin BANK CHARGES	4349 Admin ELECTIONS	4351 Admin INSURANCE AND SURETY BONDS	4374 Admin Capital Outlay	i otal Administrative	Non-Departmental	2031 Prof & Tech Services GENERAL	5031.1 Prof & Tech Services PLANNER 5031.2 Drof & Tech Services ENGINEER	5031.2 Fig. Cecil Colvidos EnCintEE.	5031.3 Frof & Tech Services AUDITOR	5032.0 Prof & Tech Services LEGAL	5051.0 Prof & Tech Services LIBRARY REIM FEES	5061.0 Prof & Tech Services MISCELLANEOUS SUPP	Total Non-Departmental	Buildings and grounds	SIZSU Buildings & Grounds EQUIPINENT INDIA	5126.0 Buildings & Glounds Soffenes & Manni	Total Buildings and grounds	Inspections	5311 Building SALARIES & WAGES	5313 Building EMPLOYEE BENEFILS	5521 Building BOONS & MEMBERShins	5324 Building FDLICATION & TRAINING	5325 Building OFFICE SUPPLIES	5326 Building CO HOLE WAINT	5327 Building CONTRACT LABOR	Total Inspections	Total General government	Public safety	Police LAW ENFORCEMENT

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Town of Vineyard Budgeting Worksheet 10 General Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
5431.1 Police FIRE SERVICES 5431.2 Police DISPATCH	81,568	178,750	237,238	285,000 11,000	0	387,000 15,000	387,000	
Total Police	97,018	236,783	325,078	408,000	0	700,000	700,000	
Total Public safety	97,018	236,783	325,078	408,000	0	700,000	700,000	
Highways and public improvements								
Figure 198 6011.0 Public Works SALARIES AND WAGES	0	1,464	50,047	75,000	0	93,000	93,000	
6013.0 Public Works EMPLOYEE BENEFITS	0 0	0 77	2,616	15,000	0 0	19,000	19,000	
6025.0 Public Works EQUIPMENT-SUPPLIES & MAIN 6034.0 Streets PROF & TECHNICAL SFRVICES	19,542	7,154 28,300	32.380	38,000 51.000	0	41,000	41,000	
6032.0 Public Works REPAIRS & MAINTENANCE	1,978	16,583	125,706	129,000	0	25,000	25,000	
Total Highways	38,412	53,501	221,228	306,000	0	224,000	224,000	
Sanitation 5ERVICES	20,332	36,886	57,921	75,000	0	99,300	99,300	
Total Sanitation	20,332	36,886	57,921	75,000	0	99,300	99,300	
Total Highways and public improvements	58,744	90,387	279,149	381,000	0	323,300	323,300	
Parks, recreation, and public property								
recreation 7248.0 Public Works DEPT SUPPLIES	1,746	3,802	822	3,000	0	5,000	2,000	
7260.0 Parks SUPPLIES	131	4,872	5,227	2,000	0	10,000	10,000	
7270.0 Parks MAINTENANCE	16,966	41,572	32,022	60,000	00	100,000	100,000	
72/8:0 TOUTH COUNCIL Total Recreation	22,749	58,974	43,154	78,000	0	128,000	128,000	
Total Parks, recreation, and public property	22,749	58,974	43,154	78,000	0	128,000	128,000	
Transfers 9505 0 TRANSFER TO CAPITAL PROJ FUND	850,000	711,850	0	160,600	0	127,800	127,800	
9510.0 TRANSFER TO PARK PROJECT FUND	00	00	00	00	00	00	o c	
9000 budgeted increase in rund barance Total Transfers	850,000	711,850	0	160,600	0	127,800	127,800	
Total Expenditures:	1,673,136	1,999,297	1,666,947	2,303,000	0	2,987,600	2,987,600	
Total Change In Net Position	305,002	415,370	936,037	0	0	0	0	

Town of Vineyard Budgeting Worksheet 23 Impact Fees - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Revenue:								
interest 3810.0 INTEREST EARNINGS - PUBLIC SAF	490	200	316	0	0	0	0	
3820.0 INTEREST EARNINGS - ROADWAY	0	505	2,748	0 (0 (6,000	0 (
3830.0 INTEREST EARNINGS - PARK FACIL	ഗ ദ	0 (0 6	0 0	0 0	0 0	O C	
3840.0 INTEREST EARNINGS - STORM SYST 3850.0 INTEREST EARNINGS - STORM & GR	m O	n 0	n 0	00	> 0	o	0	
Total Interest	499	1,008	3,067	0	0	6,000	0	
Miscellaneous revenue	C	C	0	0	0	0	0	
3120.0 ROADWY FACILITIES	396,176	639,264	633,893	487,200	000	487,200	00	
3130.0 PARK FACILITIES 3140.0 STORM SYSTEM	0	00	0 9,436	0	0	0	00	
3150.0 STORM & GROUND WATER FACILTIES	19,546	44,682	43,909	50,000	00	50,000	00	
Total Miscellaneous revenue	415,722	683,946	687,238	537,200	o	537,200	0	
Total Revenue:	416,221	684,954	690,305	537,200	0	543,200	0	
Expenditures:								
MISCEIIANEOUS 4060.0 PUBLIC SAFETY FACILITIES	0	0	0	0	0	0	0	
4061.0 ROADWAY FACILITIES	127,646	95,880	81,945	100,000	0 (0	0	
4062.0 PARK FACILITIES	0 0	0 0	0 0	0 0	o c	> C	O C	
4063.0 STORM & GROUND WATER FACILITIE	18,872	43,136	45,832	50,000	0	0	0	
4980 Budgeted Increase in Fund Balance	0	0	0	0	0	0	0	
Total Miscellaneous	146,518	139,016	127,777	150,000	0	0	0	
Total Expenditures:	146,518	139,016	127,777	150,000	0	0	0	
Total Change In Net Position	269,703	545,938	562,528	387,200	0	543,200	0	

Town of Vineyard Budgeting Worksheet 25 Redvelopment Agency - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change in Net Position Revenue:								
Taxes 110 PROPERTY TAX INCREMENT	3,763,506	4,605,741	3,758,914	3,758,914	00	3,753,490	00	
3112 PROPERTY TAX HOUSING	00	00	1,029,840	1,029,840	000	1,028,353		
3113 PROPERTY TAX ADMIN Total Taxes	3,763,506	4,605,741	360,444 5,149,198	360,444 5,149,198	0	5,141,767	0	
Interest 3660 INTEREST INCOME	62.547	62.010	95,503	50,000	0	37,000	0	
Total Interest	62,547	62,010	95,503	50,000	0	37,000	0	
Miscellaneous revenue	0 970	c	67 035	34.864	0	34.864	0	
3690 MISCOLLEGUE REVENUE) O (000	0 0 16 467 373	00	00		00	
3820 BOND PROCEEDS Total Miscellaneous revenue	2,970	o	16,224,407	34,864	0	34,864	0	
Contributions and transfers	0	0	0	0	0	0	0	
3810 GRANT REVENUE	0	0	0	0	0 (0 (0 (
3960 EXCESS BEG. FUND APPROPRIATION Total Contributions and transfers	0 0	0 0	0	2,000,000	0	0	0	
Total Revenue:	3,829,023	4,667,751	21,469,108	7,234,062	0	5,213,631	0	
Expanditures:								
Miscellaneous				6	Ć	0	C	
5500 RDA Salaries & Wages	15,837	69,180	67,405	92,000	o c	113,600	o c	
5510 Employee Benefits	1,455	06°C	1.523	2,000	0	2,000	0	
5531 PROF & TECH - GENERAL	158,861	20,202	65,789	26,400	0	26,400	0	
5532 PROF & TECH - PLANNER	2,842	6,068	3,191	5,000	0 0	0 000	0 0	
5533 PROF & TECH - ENGINEER	27,803	11,801	89,851	170,000	> C	30,000		
5534 PROF & LECH - FIN PLAN 5535 PROF & TECH - AUDITOR	2.400	2,700	2,400	2,400	0	2,400	0	
5536 Engineering Project Costs	212,225	0	0	0	0	0	0	
5537 ADMINISTRATIVE FEE	0 (68,940	72,226	67,000	00	0 0	00	
5540 HOUSING FUND	00	o c	o c	900,000 0	-	0 0	00	
5541 SCHOOL DISTRICT MITIGATION	131.865	216.646	27.208	250,000	0	105,000	0	
5561 MISCELLENEOUS EXPENSES	148,689	0	0	0 (0 (0 (00	
5600 Bond issuance costs	0	0 000	000	000 889	-	2 133 000		
8010 SERIES 2012 PRINCIPLE PAYMENTS 8020 SERIES 2012 INTEREST PAYMENT	548,420 548,420	615,737	597,636	597,636	0	1,012,000	0	
9070 CAPITAL PROJECTS	3,564,568	2,602,070	2,723,587	3,000,000	0	0	0	
Total Miscellaneous	5,539,328	4,327,717	4,497,148	5,578,436	0	3,646,500	0	
Transfers								

Town of Vineyard Budgeting Worksheet 25 Redvelopment Agency - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
9520 TRANSFER TO GENERAL FUND	0	0	0	0	0	0	0	
9552 TRANSFER TO SEWER FUND	0	889,931	0	0	0	0	0	
9680 Budgeted Increase in Fund Balance	0	0	0	0	0	0	0	
Total Transfers	0	889,931	0	0	0	0	0	
Total Expenditures:	5,539,328	5,217,648	4,497,148	5,578,436	0	3,646,500	0	
Total Change In Net Position	(1,710,305)	(549,897)	16,971,960	1,655,626	0	1,567,131	0	

Town of Vineyard Budgeting Worksheet 45 Park Capital Projects - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Revenue: Interest 3060.0 INTEREST Total Interest	0	0	0	0	0	00	0	
Miscellaneous revenue 3030.0 GRANT PROCEEDS Total Miscellaneous revenue	0	0	0 0	0	0 0	0	0	
Contributions and transfers 3010.0 TRANSFER FROM GENERAL FUND Total Contributions and transfers	0	0	0	0	0 0	0	0	
Total Revenue:	0	0	0	0	0	0	0	
Expenditures: Miscellaneous 4031.0 ARCHITECHTURE/ENGINEERING 4032.0 CONSTRUCTION	000	000	000	000	000	000	000	
4033.0 MATERIALS Total Miscellaneous	0	0	0	0	0	0	0	
Total Expenditures:	0	0	0	0	0	0	0	
Total Change In Net Position	0	0	0	0	0	0	0	

Town of Vineyard Budgeting Worksheet 49 Capital Projects - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Revenue: Interest 3060.0 INTEREST Total Interest	0	0	0 0	0 0	0	0 0	0 0	
Miscellaneous revenue 3030.0 GRANT PROCEEDS Total Miscellaneous revenue	0	0 0	0	0	0	0 0	0	
Contributions and transfers 3010.0 TRANSFER FROM GENERAL FUND 3890 EXCESS BEG. FUND APPROPRIATION Total Contributions and transfers	850,000	711,850	0000	160,612 900,000 1,060,612	000	187,900 1,440,000 1,627,900	0 0 0	
Expenditures: Miscellaneous 4031.0 PROF & TECHINAL SERVICES 4032.0 CONSTRUCTION 4033.0 MATERIALS Total Miscellaneous	1,000	0 169,667 0 0 169,667	122,343 122,343 122,343	000'006 0 000'006	000	1,500,000 1,500,000 0	0 0 0 0	
Transfers 4095.0 TRANSFER TO CAPITAL PROJECTS 4096.0 TRANSFER TO WATER FUND 4097.0 TRANSFER TO SEWER FUND 4098.0 TRANSFER TO STORM WATER FUND 4890 Budgeted Increase in Fund Balance Total Transfers	00000	00000	0 0 0 0 0 0	0 63,415 91,851 5,346 0 160,612	00000	0 43,800 84,000 0 0 127,800	0 0 0 0 0	
Total Expenditures: Total Change In Net Position	1,000	169,667 542,183	122,343	1,060,612	0 0	1,627,800	0	

Town of Vineyard Budgeting Worksheet 51 Water Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Revenue: Contributions and transfers	c	c	C	C	c	c	C	
3925 I KANSPEK FKUM KDA Total Contributions and transfers	0	0	0	0	0	0		
Total Revenue:	0	0	0	0	0	0	0	
Total Change In Net Position	0	0	0	0	0	0	0	
Income or Expense Income From Operations: Operating income 3710.0 WATER FEES 3720.0 CONNECTION FEES	116,205 63,576 0	216,415 109,732 0	293,817 73,653 0	270,500 57,450 1,000	0 0 0	397,200 57,450 1,000	0 0 0	
Total Operating income	179,781	326,147	367,470	328,950	0	455,650	0	
Operating expense 4011.0 SALARIES AND WAGES	0	0	35,390	47,865	0	54,100	0	
4013.0 EMPLOYEE BENEFITS	00	00	1,557 355	3,000	o c	24,900 700	00	
4021.0 BOOKS/SUBSCRIPTIONS/WEMBERSTIFS 4023.0 TRAVEL	0	0	0	0	0	1,800	0	
4025.0 EQUIPMENT-SUPPLIES & MAINT	43,445	49,253	83,457 0	61,500	00	83,000 0	00	
4020.0 BEDG SOFFEIES & INAINTERANCE 4027.0 UTILITIES	169	741	1,750	1,000	0	3,900	0	
4031.0 PROF & TECHNICAL SERVICES	15,191	27,551	3,887	5,500	0 0	5,000	o c	
4031.1 OKEM CARRIAGE FEES 4031.2 CUWD PROJECT WATER ALLOT FEE	, 602, 1 0	15,874	20,148	000'6	0	30,000	0	
4031.3 OREM - FISCAL YEAR -WATER BILL	12,320	179,343	202,873	232,000	00	264,000	00	
4031.4 CUWD - WATER IREA IMEN I	16,282 3,322	8.249	6.950	000'6	0	000'6	0	
4031.6 CUWCD - WATER BILL	5,632	23,856	16,636	27,000	0	27,000	0	
4035.0 EQUIPMENT LEASE	0 (0 (00	0 0	0 0	00	00	
4051.0 INSURANCE	0 828	0 0	o c	o c	o c	00	0	
4051.0 MISCELLAINECOS 4067 0 DEPRECIATION	68.634	69,041	0	0	0	0	0	
Total Operating expense	167,435	373,908	373,003	396,365	0	503,400	0	
Total Income From Operations:	12,346	(47,761)	(5,533)	(67,415)	0	(47,750)	0	
Non-Operating Items:								
3760.0 IMPACT FEE-CULNARY & IRRIGATIO	271,139	288,234	159,872	174,600	00	174,600	00	
3770 ADMINISTRATIVE COSTS 3810 0 INTEREST FARNINGS	(34,000)	4,159	3,615	4,000	0	4,000	0	
3830.0 GRANT REVENUE	0		0	0 !	0 (00	00	
3910 Transfer from general fund	020 200	0	163 487	242 045		178.600	0	
lotal Non-operating income	\$ 171.77	200,400						
ואסוו-סףפומנווין בעףפווספ								

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Town of Vineyard Budgeting Worksheet 51 Water Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

2014 2015 2016 Actual Actual Actual	1066.0 IMPACT FEE-CULINARY & IRRIGATI	4082.0 DEBT SERVICE - INTEREST 0 0 0	Total Non-operating expense 0 0	221,279 292,393 163,48	233,625 244,632 157,95
2016 I Budget	0 46,000	0	0 46,000	3,487 196,015	128,600
2017 Actual	0	0	0	0	0
Original Budget	45,800	0	45,800	132,800	85,050
Revised Budget	0	0	0	0	0
Worksheet Notes					

Town of Vineyard Budgeting Worksheet 52 Sewer Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Income or Expense Income From Operations: Operating income 3710.0 SEWER FEES 3720.0 CONNECTION FEES	32,289 0	68,886 0	135,451	154,014	00	206,760	00	
Total Operating income	32,289	68,886	135,451	154,014	0	206,760	0	
Operating expense	C	009	27 035	37 865	C	40 100	C	
4013.0 EMPLOYEE BENEFITS	0	0	1,557	3,000	0	18,100	00	
4023.0 TRAVEL 4025.0 EOI IIPMENT-SLIPPI IES & MAINT	0 0 763	5 555	0 17,203	18.000	00	0009	00	
4027.0 UTILITIES	7,354	9,237	8,968	10,000	0	13,000	0	
4031.0 PROF & TECHNICAL SERVICES	6,945	14,862	0	0 000	0	0 0	0 (
4031.1 LINDON - SEWER BILL	2,313	3,798	2,081	32,000	> C	32,000	o c	
4031.3 TSSD- SEWER BILL	0	0	101,484	140,000	0	176,000	0	
4036.0 EQUIPMENT RENTAL	0 (0 (0 (0 (0 (0 (0 (
4051.0 INSURANCE	00	0 0	0 0	00	0 0	0 C	00	
4061.0 MISCELLANEOUS 4067.0 DEPRECIATION	262,776	262,775	0	0	0	262,775	0	
4069.0 TSSD IMPACT FEE	0	0	0	0	0	0	0	
Total Operating expense	301,910	324,024	183,410	245,865	0	553,575	0	
Total Income From Operations:	(269,621)	(255,138)	(47,959)	(91,851)	0	(346,815)	0	
Non-Operating Items: Non-operating income 3760.0 IMPACT FEE-SEWER	1,061,517	980,547	395,657	478,200	0	478,200	0	
3769.0 TSSD IMPACT FEE	00	00	00	00	00	00	00	
3810.0 INTEREST EANINGS	000	00	00	00	00	00	00	
3830.0 GRANT REVENUE 3910 Transfer from general fund	00	00	00	91,851	00	84,040	00	
3925 TRANSFER FROM RDA	0 254	889,931	0 200	0 023		562 240		
Total Non-operating income	1,061,517	1,8/0,4/0	700,080	160,076		304,240		
Non-operating expense 4066.0 IMPACT FEE-SEWER	00	00	00	318,816	00	00	00	
4082.0 DEBI SERVICE - INTEREST Total Non-operating expense	0	0	0	318,816	0	0	0	
Total Non-Operating Items:	1,061,517	1,870,478	395,657	251,235	0	562,240	0	
Total Income or Expense	791,896	1,615,340	347,698	159,384	0	215,425	0	

Town of Vineyard Budgeting Worksheet 53 Storm Water Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Income or Expense Income From Operations:								
Operating income 3710 STORM WATER FEES	0	0	47,042	57,830	0	64,600	0	
3760 IMPACT FEE-STORM WATER	0	0	0	0	0	0	0	
3770 ADMINISTRATIVE COSTS	0	0	0	0	0	0	0	
Total Operating income	0	0	47,042	57,830	0	64,600		
Operating expense	C	0	29.672	47.676	0	40.400	0	
4013 FMPI OYEE BENEFITS	0	0	3,107	15,000	0	22,500	0	
4021 BOOKS/SUBSCRIPTIONS/MEMBERSHPS	0	0	0	0	0	0	0	
4023 TRAVEL	0	0	0	0	0	0	0	
4025 EQUIPMENT-SUPPLIES & MAINT	0	0	0	0	0	1,200	0	
4026 BLDG SUPPLIES & MAINTENANCE	0	0	0	0	0 (0 (0 (
4027 UTILITIES	0	0	0	0	0	0	5 (
4031 PROF & TECHNICAL SERVICES	0	0	200	200	0	200	0 (
4035 EQUIPMENT LEASE	0	0	0	0	0	0 (0 (
4051 INSURANCE	0 (0 (0 (00	0 0	0 0	-	
4061 MISCELLANEOUS	> 0	> c	-	-	O C		O C	
4067 DEPKECIATION						000		
Total Operating expense	0	٥	33,279	63,1/6	0	64,600		
Total Income From Operations:	0	0	13,763	(5,346)	0	0	0	
Non-Operating Items:								
Non-operating income							•	
3810 INTEREST EARNINGS	0	0	0	0	0	0 (0 (
3830 GRANT REVENUE	0	0	0	0	0	0	o (
3910 Transfer from general fund	0	0	0	5,346	0 (0 (0 0	
3925 TRANSFER FROM RDA	0	0	0	0	٥	0		
Total Non-operating income	0	0	0	5,346	0	0	0	
Non-operating expense							,	
4082 DEBT SERVICE - INTEREST	0	0	0	0	0	0	0	
Total Non-operating expense	0	0	0	0	0	0	0	
Total Non-Operating Items:	0	0	0	5,346	0	0	0	
Total Income or Expense	0	0	13,763	0	0	0	0	

Town of Vineyard Budgeting Worksheet 54 Tansportation Utility Fund - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Income or Expense Income From Operations:								
3710 TRANSPORTATION UTILITY FEES	0 (0 6	18,789	22,512	00	27,500	00	
3720 CONNECTION FEES	o c	o c	> C	o c	00	0	0	,
3760 IMPACT FEE-CULNARY & IRRIGATIO	0	0	0	0	0	0	0	
3770 ADMINISTRATIVE COSTS	0	0	0	0	0	0	0	
Total Operating income	0	0	18,789	22,512	0	27,500	0	
Operating expense	c	Ċ	7466	0000	c	7	c	
4011 SALARIES AND WAGES	o c	-	322	3,932	00	1,700	0	
4013 EMFECTIEL BEINE 113 4021 BOOKS/SUBSCRIPTIONS/MEMBERSHPS	0	0	0	0	0	0	0	
4023 TRAVEL	0	0	0	0	0	0	0	
4025 EQUIPMENT-SUPPLIES & MAINT	0	0	0	0	0	0	0	
4026 BLDG SUPPLIES & MAINTENANCE	0 (0 (0 (0 0	0 0	0 0	00	
4027 UTILITIES	00	> C	-	-	O C	-		
4031 PROF & TECHNICAL SERVICES	o c	0	0	0	0	0	0	
4050 LKOT MENT LEDGE 4051 INSURANCE	0	0	0	0	0	0	0	
4061 MISCELLANEOUS	0	0	0	0	0	0	0	
4066 IMPACT FEE-TRANSPORTATION	0 (0 (0 (0	0 0	0 0	00	
4067 DEPRECIATION			003 6	4 032		9 400		
Total Operating expense			9,039	4,534		00.0		
Total Income From Operations:	0	0	15,090	17,580	0	21,400	0	
Non-Operating Items:								
3810 INTEREST EARNINGS	0	0	0	0	0	0	0	
3830 GRANT REVENUE	0	0	0	0	0	0	0 1	
3910 Transfer from general fund	0	0	0 (0 (0 (0 0	0 0	
3925 TRANSFER FROM RDA	0	0	٥					
Total Non-operating income	0	0	0	0	0	0		
Non-operating expense	C	0	0	0	0	0	0	
Total Non-operating expense	0	0	0	0	0	0	0	
Total Non-Operating Items:	0	0	0	0	0	0	0	
Total Income or Expense	0	0	15,090	17,580	0	21,400	0	

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INTENDED FOR MANAGEMENT USE ONLY

	2014 Actual	2015 Actual	2016 Actual	2016 Budget	2017 Actual	Original Budget	Revised Budget	Worksheet Notes
Change In Net Position Expenditures: Miscellaneous	0	77 000	c	c	c	c	c	
4100 Depn exp general government 4400 Depn exp highway and public works	10,363 41,632	311,974	00	00	0	00	00	
4500 Depn exp parks and recreation	272,335	2,597	0	0	0	0	0	
Total Miscellaneous	330,530	331,607	0	0	0	0	0	
Total Expenditures:	330,530	331,607	0	0	0	0	0	
Total Change In Net Position	330,530	331,607	0	0	0	0	0	

	91 Genera 100
	2014 Actual
overnment	16,563

	2017 Actual						
//30/2017 ed	2016 Budget	0	0	0	0	0	C
91 General Fixed Assets - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired	2016 Actual	0	0	0	0	0	c
al Fixed Assets - 07/01 0.00% of the fiscal year	2015 Actual	17,036	311,974	2,597	331,607	331,607	334 607
91 Gener 100	2014 Actual	16,563	41,632	272,335	330,530	330,530	330 530

INTENDED FOR MANAGEMENT USE ONLY

Town of Vineyard Budgeting Worksheet	95 Governmental Long-term Liabilities - 07/01/2016 to 06/30/2017 100.00% of the fiscal year has expired	
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	2014	2015	2016	2016	2017	Original	Revised	Worksheet
	Actual	Actual	Actual	Budget	Actual	Budget	Budget	Notes
Change In Net Position								
Expenditures:								
Miscellaneous								
4101 Pension expense	0	(21,859)	0	0	0	0	0	
Total Miscellaneous	0	(21,859)	0	0	0	0	0	
Total Expenditures:	0	(21,859)	0	0	0	0	0	
Total Change In Net Position	0	(21,859)	0	0	0	0	0	